

PRELIMINARY REPORT

2015: E7 – *Rocky Road and Boudreaux Estates Drive*

APPLICANT: Harris County Engineering Department

KEY MAP: 288

JURISDICTION: Harris County

LAMBERT: 4769

DISTRICT/PRECINCT:
Harris County Pct.: 4

PROPOSAL:

Harris County is requesting the addition of Rocky Road, between Boudreaux Road and Boudreaux Estates Drive, as a Major Collector with 4 lanes and an 80-foot right-of-way (MJ-4-80), to the Major Thoroughfare and Freeway Plan (MTFP).

Also, Harris County is requesting the addition of Boudreaux Estates Drive, between Rocky Road and SH 249, as a Major Collector (MJ-4-80) to the MTFP.

APPLICANT'S JUSTIFICATION and HISTORY:

Rocky Road currently exists as a 60 foot right-of-way (ROW) for approximately 2,900 feet and is currently maintained by Harris County. To the immediate east, Boudreaux Estates Drive exists as a 60 foot ROW for approximately 1,200 feet and is currently maintained by Harris County. There is no connection between Boudreaux Estates Drive on the west side of SH 249 and Old Boudreaux Road on the east side of SH 249.

Harris County contends that because of the completion of the Boudreaux Road realignment in 2014 and Grand Parkway Segment F-2 in 2015 may result in Rocky Road and Boudreaux Estates Drive receiving additional traffic. The additional traffic would be generated from construction of the interchange at Rocky Road and the proximity of the major interchange of SH 249 and Grand Parkway just to the east of Rocky Road. This segment of the Grand Parkway is anticipated to be completed in December 2015.

Development of adjacent vacant parcels for commercial use is likely. This is evidenced by a proposed major commercial development by Houston-based New Quest Properties called Grand Parkway Town Center being planned at the intersection of SH 249, Rocky Road and Boudreaux Estates Drive. This is planned to be open in mid to late 2016.

Local streets are insufficient to accommodate the potential traffic that may be generated by the development of commercial properties adjacent to the Rocky Road/Grand Parkway interchange, which includes eastbound and westbound ramps at Rocky Road. Therefore, Harris County requests that a Major Collector be designated.

The applicant contends that if the amendment is not approved and the ROW for Rocky and Boudreaux Estates Drive remains at 60 feet, a decrease in mobility may result by not having sufficient ROW to handle the traffic, especially with the construction of the town center.

Rocky Road and Boudreaux Estates Drive do not currently exist on the MTFP.